Westwood Hills HOA

Profit and Loss

January 1-June 30, 2026

	JAN - MAR 2026		APR - JUN 2026		TOTAL	
	CURRENT	JAN - MAR 2025 (PY)	CURRENT	APR - JUN 2025 (PY)	JAN 1 - JUN 30 2026	JAN 1 - JUN 30 2025 (PY)
Income						
Dues/Fees Income						
Master Assessment Fees	99,585.00	99,000.00	101,490.00	98,565.00	201,075.00	197,565.00
Total for Dues/Fees Income	**99,585.00**	**99,000.00**	**101,490.00**	**98,565.00**	**$201,075.00**	**$197,565.00**
Late Charge Income	407.37			177.31	407.37	177.31
Pool Key Income	75.00		25.00		100.00	
Returned Check Charges	(405.00)				(405.00)	
Transfer Fees	1,000.00	1,500.00	500.00	1,871.00	1,500.00	3,371.00
Total for Income	**100,662.37**	**100,500.00**	**102,015.00**	**100,613.31**	**$202,677.37**	**$201,113.31**
Gross Profit	**100,662.37**	**100,500.00**	**102,015.00**	**100,613.31**	**$202,677.37**	**$201,113.31**
Expenses						
Accounting Fees	3,770.00	3,955.00	2,600.00	3,450.00	6,370.00	7,405.00
Advertising & Promotion				203.89		203.89
Bank Service Charges	14.70	31.75		7.70	14.70	39.45
Dues & Subscriptions			977.70	479.96	977.70	479.96
Electric/Lighting Maint		9,170.65				9,170.65
Fence Painting		3,000.00				3,000.00
Internet	439.14	323.79	192.36	304.11	631.50	627.90
Irrigation Repairs				7,589.63		7,589.63
Lawn Care						
Common Area Maintenance (SL&L)	160.00		2,310.25	1,396.79	2,470.25	1,396.79
Fertilzr/Chem/Tree Spray (SL&L)	815.75			1,359.95	815.75	1,359.95
Landscape Construction	3,539.00		3,539.00	13,074.58	7,078.00	13,074.58
Landscape Mo. Maintenance (LML)	11,382.00	10,830.00	8,088.00	13,963.00	19,470.00	24,793.00
Mowing (SL&L)	439.00		7,273.44	6,825.00	7,712.44	6,825.00
Total for Lawn Care	**16,335.75**	**10,830.00**	**21,210.69**	**36,619.32**	**$37,546.44**	**$47,449.32**
Legal Fees		130.00		510.00		640.00
Management Fees	6,024.00	8,706.75	9,224.25	8,892.00	15,248.25	17,598.75
Permits			250.00	250.00	250.00	250.00
Pond Maintenance & Algae Contro	1,086.33	266.69	3,740.85	4,274.19	4,827.18	4,540.88
Pool Maintenance						
Cleaning	3,022.31	1,300.00	2,598.26	2,549.29	5,620.57	3,849.29
Equipment and Amenities			1,327.45		1,327.45	
General	1,300.00			240.00	1,300.00	240.00
Other Expense			199.64	14,977.25	199.64	14,977.25
Total for Pool Maintenance	**4,322.31**	**1,300.00**	**4,125.35**	**17,766.54**	**$8,447.66**	**$19,066.54**
Pool Renovation			2,595.60		2,595.60	
Postage/Office Supplies	15.54	130.68	427.74	155.41	443.28	286.09
Repairs & Maint	300.00	5,885.23	5,772.28	64.49	6,072.28	5,949.72
Snow Removal	1,705.00	7,221.75			1,705.00	7,221.75
Utilities						
Electric	1,542.90	1,880.08	1,973.09	2,098.12	3,515.99	3,978.20
Water	247.07	142.15	1,214.50	1,835.46	1,461.57	1,977.61
Total for Utilities	**1,789.97**	**2,022.23**	**3,187.59**	**3,933.58**	**$4,977.56**	**$5,955.81**
Total for Expenses	**35,802.74**	**52,974.52**	**54,304.41**	**84,500.82**	**$90,107.15**	**$137,475.34**
Net Operating Income	**64,859.63**	**47,525.48**	**47,710.59**	**16,112.49**	**$112,570.22**	**$63,637.97**
Other Income						
Interest Income	126.05	206.43	127.82	209.76	253.87	416.19
Total for Other Income	**126.05**	**206.43**	**127.82**	**209.76**	**$253.87**	**$416.19**
Other Expenses						
Additional Exp Approved by BOD						
Bad Debt	(49.56)				(49.56)	
Legal Fees	162.50				162.50	

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	CURRENT	JAN - MAR 2025 (PY)	CURRENT	APR - JUN 2025 (PY)	JAN 1 - JUN 30 2026	JAN 1 - JUN 30 2025 (PY)
Supplies				195.66		195.66
Total for Additional Exp Approved by BOD	**112.94**			**195.66**	**$112.94**	**$195.66**
Total for Other Expenses	**112.94**			**195.66**	**$112.94**	**$195.66**
Net Other Income	**13.11**	**206.43**	**127.82**	**14.10**	**$140.93**	**$220.53**
Net Income	**64,872.74**	**47,731.91**	**47,838.41**	**16,126.59**	**$112,711.15**	**$63,858.50**